

PUBLIC NOTICE

US Army
Corps
of Engineers
Baltimore
District

In Reply to Application Number
CENAB-OP-RMS(DEE VEE ASSOC
J.V./MATTAWOMAN-BRANDYWINECOMMERCE
CENTER)97-62232-15

Comment Period: February 8, 2002 to February 25, 2002

THE PURPOSE OF THIS PUBLIC NOTICE IS TO SOLICIT COMMENTS FROM THE PUBLIC ABOUT THE WORK DESCRIBED BELOW. AT THIS TIME, NO DECISION HAS BEEN MADE AS TO WHETHER OR NOT A PERMIT WILL BE ISSUED.

The Baltimore District has received an application for a Department of the Army permit pursuant to Section 404 of the Clean Water Act (33 U.S.C. 1344) as described below:

APPLICANT: *Dee Vee Associates Joint Venture
Attn: Mr. Gordon Gemeny
Aquacom Properties, LLC, #161
9158 Rothbury Drive
Montgomery Village, Maryland 20886*

LOCATION *In Timothy Branch, Brandywine, Prince George's County, Maryland.*

WORK *The applicant proposes, to construct the Mattawoman/Brandywine Commerce Center on a 225.77-acre parcel in Brandywine, Prince George's County, Maryland. Construction of the proposed project would result in approximately 1.63 acres of impacts to forested nontidal wetlands and approximately 450 LF of intermittent stream channel. These impacts include approximately 0.77 acres of forested nontidal wetland for stormwater management infrastructure and lot fill. The remaining impacts are associated with the extension of Mattawoman Drive. The extension of Mattawoman Drive would require three road crossings including one 180-foot long 36-inch culvert pipe, one 240-foot long 36-inch culvert pipe, and one 16-foot long by 9-foot high box culvert in an unnamed tributary to Timothy Branch. The Prince George's County Department of Public Works and Transportation has provided documentation in support of the proposed road construction. The applicant is also proposing approximately 3.41 acres of on-site wetland creation as mitigation. The project received Nationwide Permit verification on February 20, 1990, September 21, 1994, and was also authorized under the Maryland State Programmatic General Permit (MDSPGP-1) on March 27, 1997.*

All work is to be completed in accordance with the enclosed plan(s). If you have any questions concerning this matter, please contact Mr. Jack Dinne at (410) 962-6005.

The decision whether to issue a permit will be based on an evaluation of the probable impact including cumulative impacts of the proposed activity on the public interest. That decision will reflect the national concern for both protection and utilization of important resources. The benefit which reasonably may be expected to accrue from the proposal must be balanced against its reasonably foreseeable detriments. All factors which may be relevant to the proposal will be considered including the cumulative effects thereof; among those are conservation, economics, aesthetics, general environmental concerns, wetlands, cultural values, fish and wildlife values, flood hazards, flood plain values, land use, navigation, shoreline erosion and accretion, recreation, water supply and conservation, water quality, energy needs, safety, food and fiber production, and, in general, the needs and welfare of the people.

The Corps of Engineers is soliciting comments from the public; Federal, State, and local agencies and officials; Indian Tribes; and other interested parties in order to consider and evaluate the impacts of this proposed activity. Any comments received will be considered by the Corps of Engineers to determine whether to issue, modify, condition or deny a permit for this proposal. To make this decision, comments are used to assess impacts on endangered species,

historic properties, water quality, general environmental effects, and the other public interest factors listed above. Comments are used in the preparation of an Environmental Assessment and/or an Environmental Impact Statement pursuant to the National Environmental Policy Act. Comments are also used to determine the need for a public hearing and to determine the overall public interest of the proposed activity.

The applicant is required to obtain a water quality certification in accordance with Section 401 of the Clean Water Act from the Maryland Department of the Environment. Any written comments concerning the work described above which relate to water quality certification must be received by the Standards and Certification Division Maryland Department of the Environment, Building 30, First Floor, 2500 Broening Highway, Baltimore, Maryland 21224 within the comment period as specified above to receive consideration. Written comments concerning the work described above related to the factors listed above or other pertinent factors must be received by the District Engineer, US Army Corps of Engineers, Baltimore District, PO Box 1715, Baltimore, Maryland 21203-1715, within the comment period as specified above to receive consideration. The 401 certifying agency has a statutory limit of one year to make its decision.

The applicant has certified in this application that the proposed activity complies with and will be conducted in a manner consistent with the Maryland Coastal Zone Program. This certification statement is available for inspection in the District Office; however, public comments relating to consistency must be received by the Coastal Zone Division, Maryland Department of the Environment, 2500 Broening Highway, Baltimore, Maryland, 21224, within the comment period as specified above. It should be noted that CZ Division has a statutory limit of 6 months in which to make its consistency determination.

The applicant must obtain any State or local government permits which may be required.

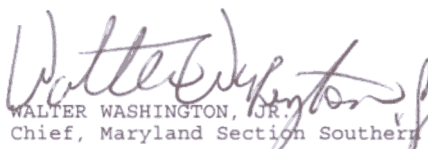
A preliminary review of this application indicates that the proposed work will not affect listed species or their critical habitat pursuant to Section 7 of the Endangered Species Act as amended. As the evaluation of this application continues, additional information may become available which could modify this preliminary determination.

Review of the latest published version of the National Register of Historic Places indicates that no registered properties listed as eligible for inclusion therein are located at the site of the proposed work. Currently unknown archeological, scientific, prehistoric, or historical data may be lost or destroyed by the work to be accomplished under the requested permit.

The evaluation of the impact of the work described above on the public interest will include application of the guidelines promulgated by the Administrator, U.S. Environmental Protection Agency, under authority of Section 404 of the Clean Water Act. Any person who has an interest which may be adversely affected by the issuance of this permit may request a public hearing. The request, which must be in writing, must be received by the District Engineer, US Army Corps of Engineers, Baltimore District, PO Box 1715, Baltimore, Maryland 21203-1715, within the comment period as specified as above to receive consideration. Also, it must clearly state forth the interest which may be adversely affected by this activity in the manner in which the interest may be adversely affected.

It is requested that you communicate the foregoing information concerning the proposed work to any persons known by you to be interested and not being known to this office, who did not receive a copy of this notice.

FOR THE DISTRICT ENGINEER:


WALTER WASHINGTON, JR.
Chief, Maryland Section Southern

BRANDYVINE COMMERCE CENTER		WETLANDS PERMIT APPLICATION		VICINITY MAP		PRINCE GEORGE'S COUNTY, MARYLAND	
DRAWING NO. 80172		SCALE 1"=200'		DATE 6-21-90		SHEET NO. 1 OF 13	

GREENMAN - PEDERSEN

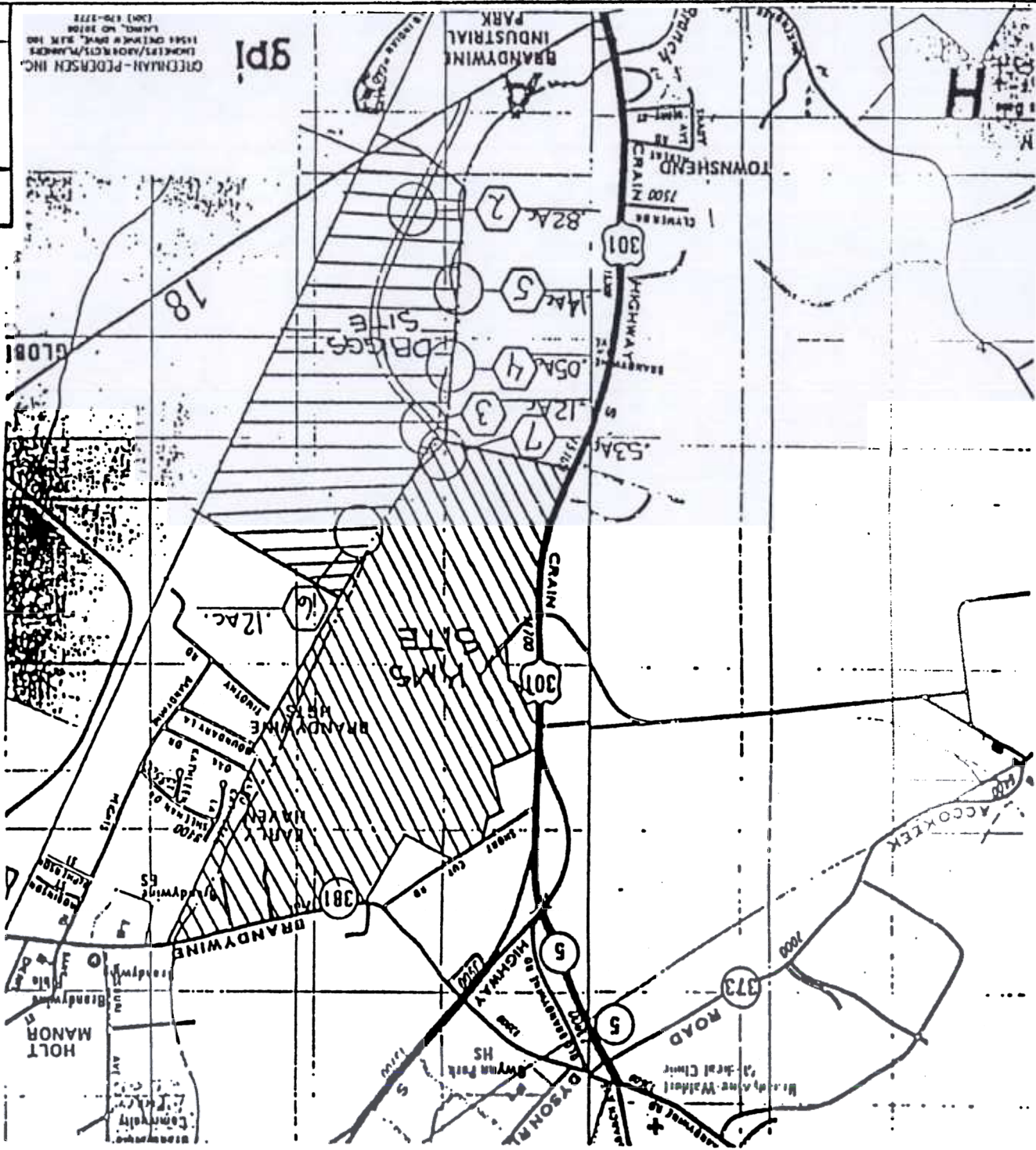
DEC 9 1990

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LEGEND

○ = SHEET # OF PLAN VIEW

② = TOTAL AREA OF DISTURBANCE ON THAT PAGE

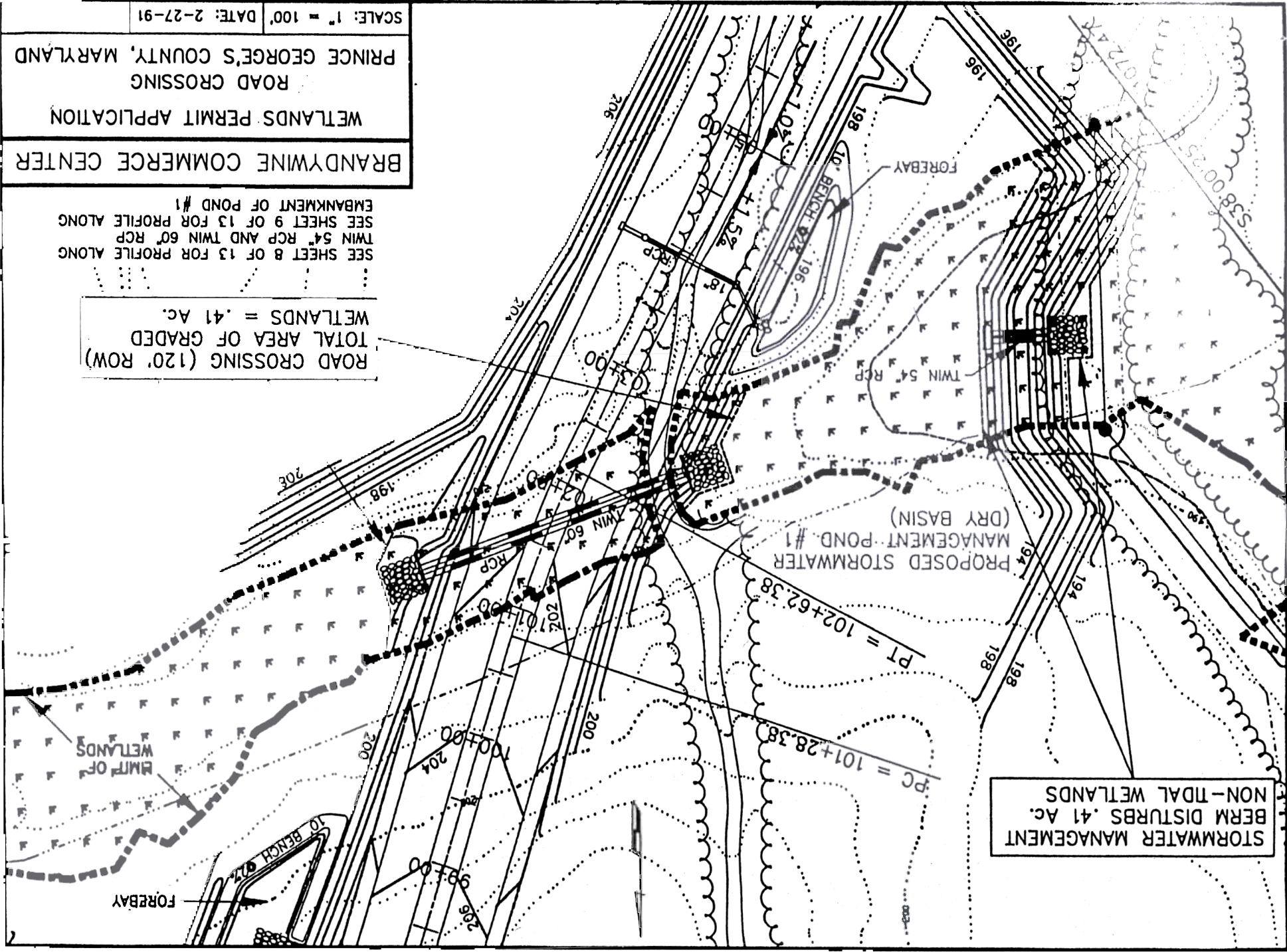


BRANDYWINE COMMERCE CENTER
 WETLANDS PERMIT APPLICATION
 ROAD CROSSING
 PRINCE GEORGE'S COUNTY, MARYLAND

SCALE: 1" = 100'
 DATE: 2-27-91

SEE SHEET 8 OF 13 FOR PROFILE ALONG
 TWIN 54" RCP AND TWIN 60" RCP
 SEE SHEET 9 OF 13 FOR PROFILE ALONG
 EMBANKMENT OF POND #1

ROAD CROSSING (120' ROW)
 TOTAL AREA OF GRADED
 WETLANDS = .41 AC.



STORMWATER MANAGEMENT
 BERM DISTURBS .41 AC.
 NON-TIDAL WETLANDS

PC = 101+28.38
 PT = 102+62.38

PROPOSED STORMWATER
 MANAGEMENT POND #1
 (DRY BASIN)

LIMIT OF
 WETLANDS

FOREBAY

10' BENCH

TWIN 60" RCP

TWIN 54" RCP

FOREBAY

10' BENCH

BRANDYWINE COMMERCE CENTER
WETLANDS PERMIT APPLICATION
ROAD CROSSING
PRINCE GEORGE'S COUNTY, MARYLAND

SEE SHEET 10 OF 13 FOR PROFILES
ALONG TWIN 48" RCP AND EMBANKMENT

100 YR FLOODPLAIN

LIMIT OF
WETLANDS

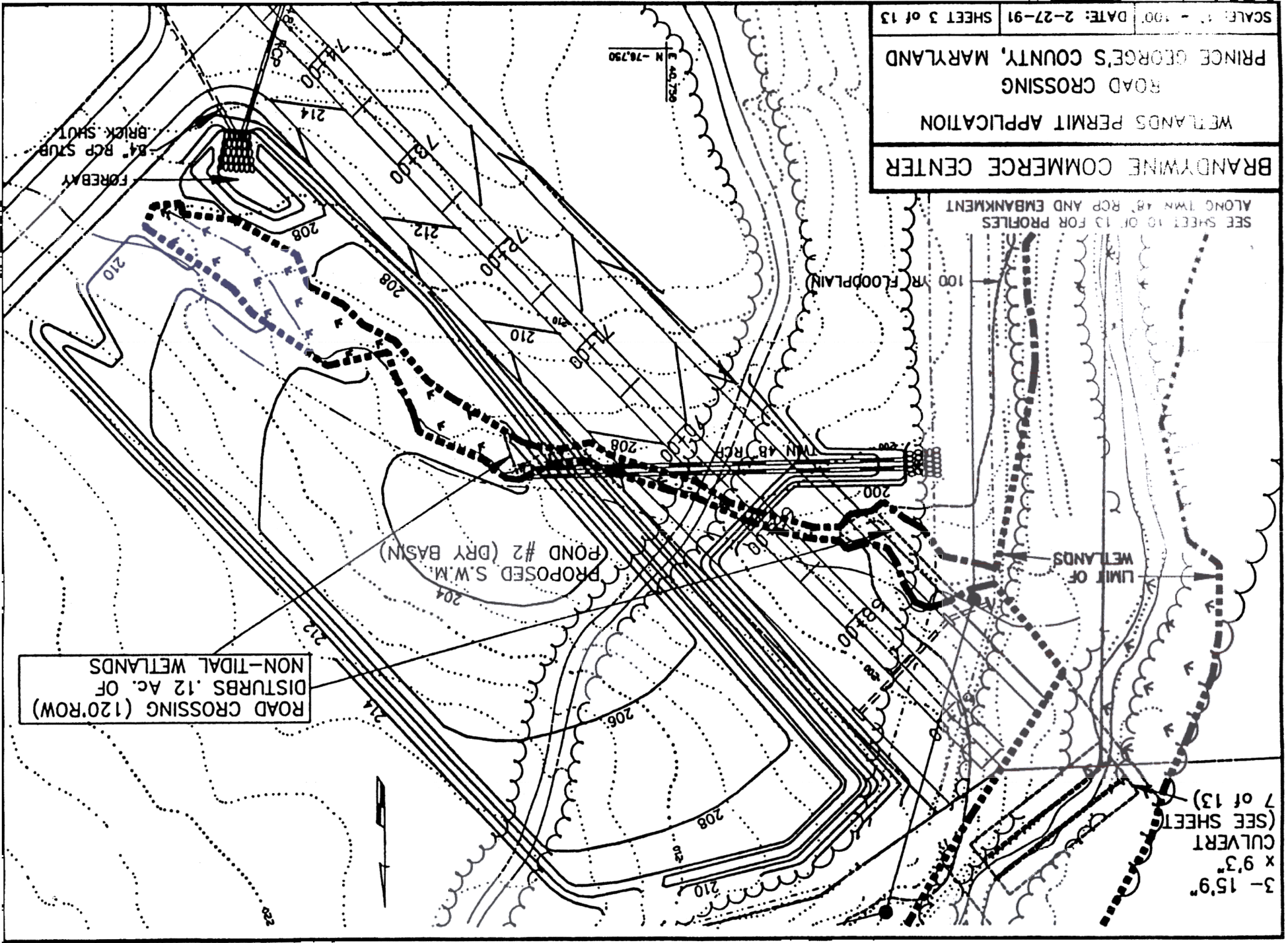
PROPOSED S.W.M.
POND #2 (DRY BASIN)

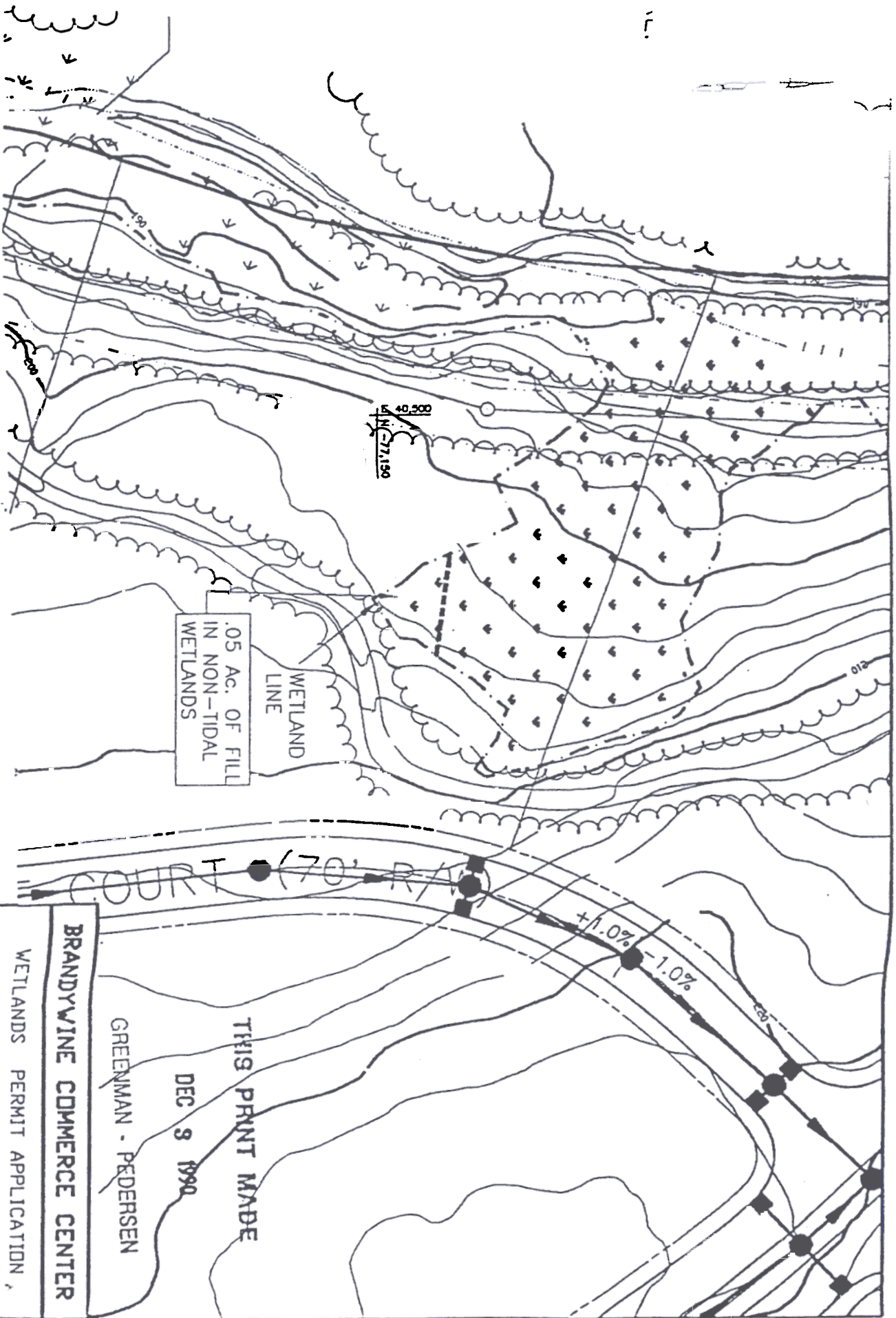
ROAD CROSSING (120' ROW)
DISTURBS .12 AC. OF
NON-TIDAL WETLANDS

3-15'9"
x 9'3"
CULVERT
(SEE SHEET
7 of 13)

E 40.750
N -78.750

BRICK SHED
44" RCP STUB
FOREBAY





gpi

BRANDYVINE COMMERCE CENTER

WETLANDS PERMIT APPLICATION,

FILL IN WETLANDS

PRINCE GEORGE'S COUNTY, MARYLAND

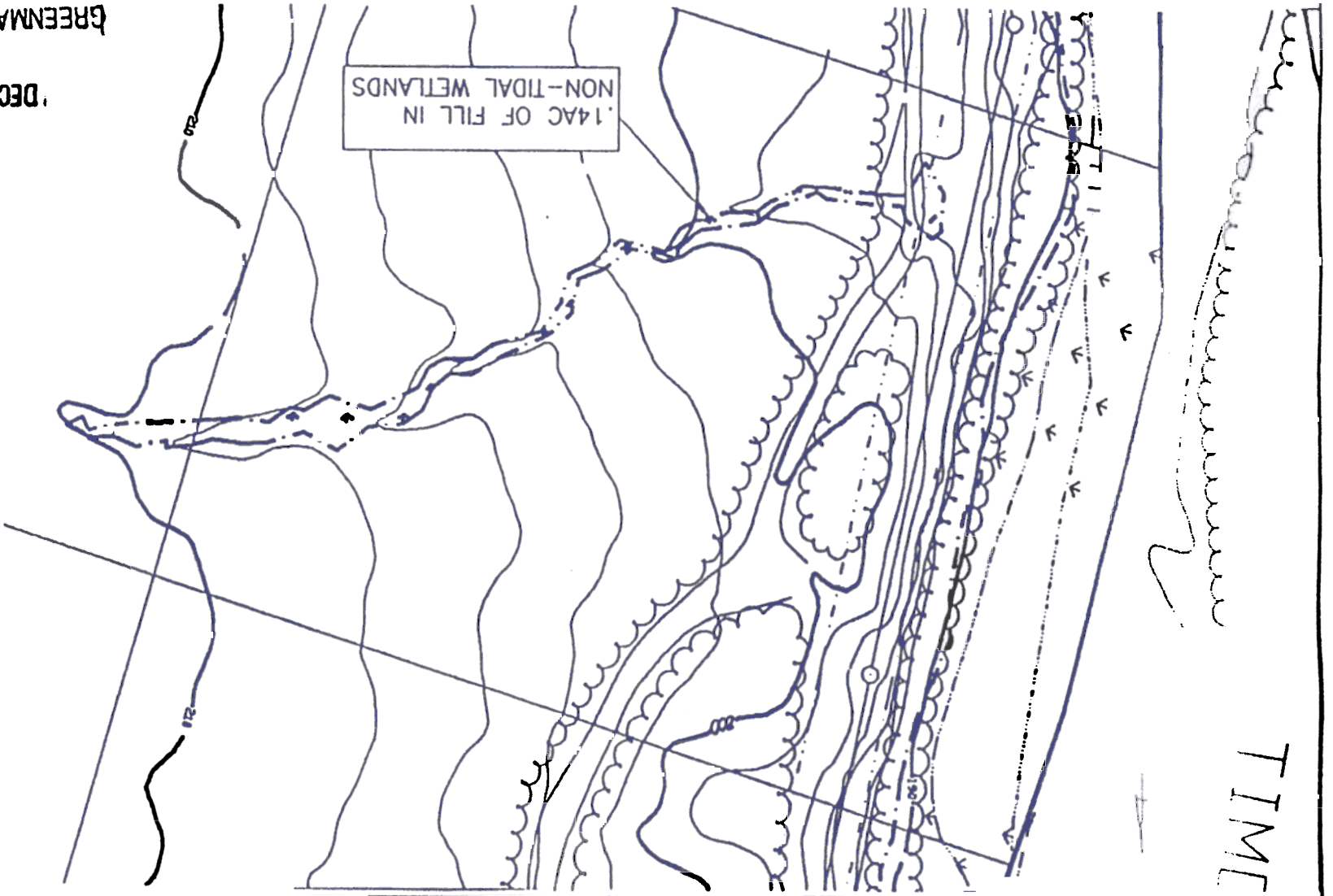
GREENMAN - PEDERSEN

DEC 3 1990

THIS PRINT MADE

DRAWING NO.	SCALE	DATE	SHEET NO.
88172	1"=100'	6-24-90	4 OF 15

TIME

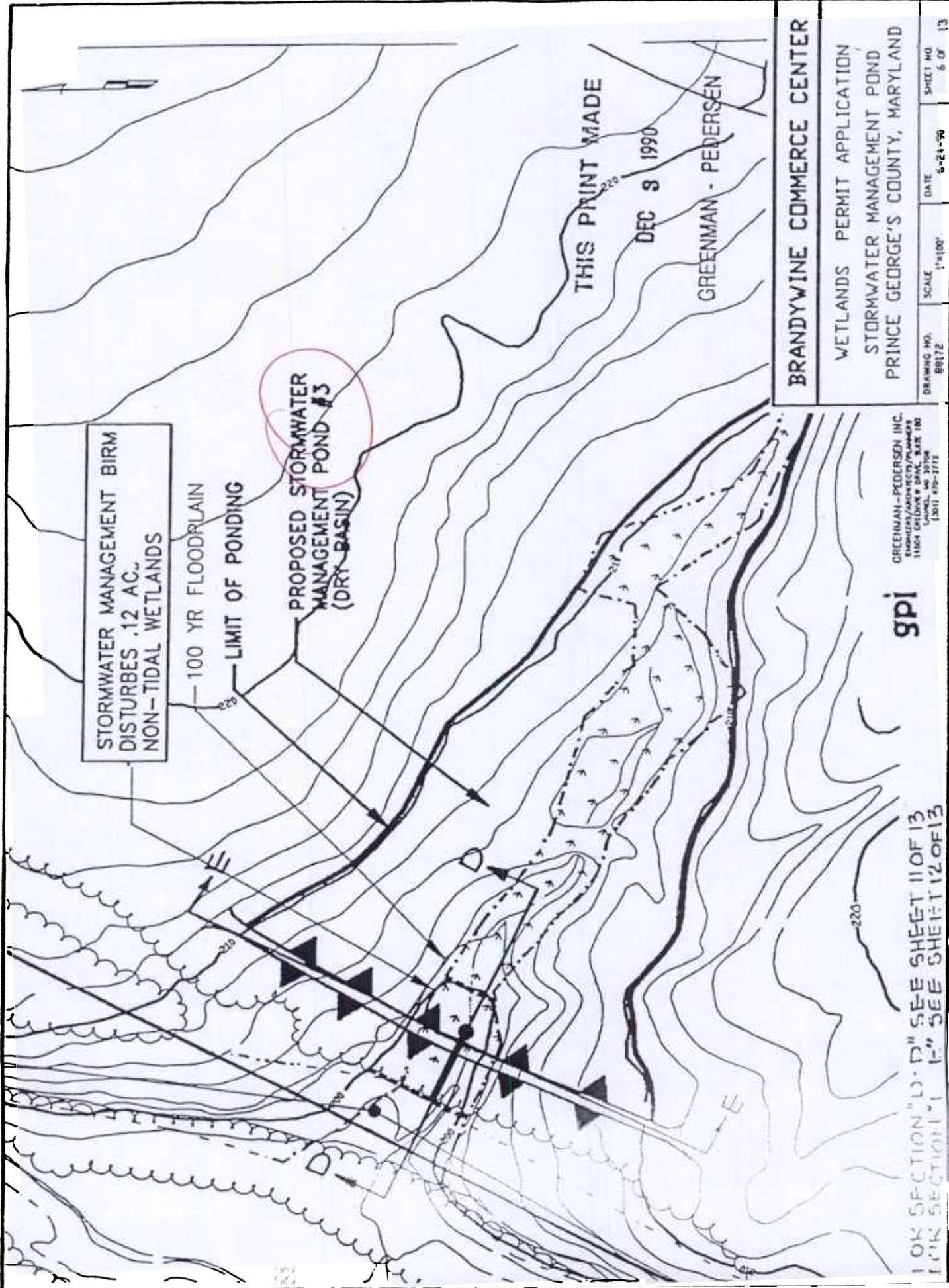


GREENMAN -
'DEC 8

BRANDYWINE COMMERCE CENTER
WETLANDS PERMIT APPLICATION
FILL IN WETLANDS
PRINCE GEORGE'S COUNTY, MARYLAND

GREENMAN-PEDERSEN INC.
DESIGNERS/ARCHITECTS/PLANNERS
11504 COLUMBIA BLVD., SUITE 100
LARGO, MD 20770
(301) 479-1771

DRAWING NO. B0172
SCALE 1"=100'
DATE 6-24-90
SHEET NO.



THIS PRINT MADE

DEC 9 1990

GREENMAN - PEDERSEN

STORMWATER MANAGEMENT BIRM
DISTURBS .12 AC.
NON-TIDAL WETLANDS

— 100 YR FLOODPLAIN

— LIMIT OF PONDING

PROPOSED STORMWATER
MANAGEMENT POND #3
(DRY BASIN)

gpi

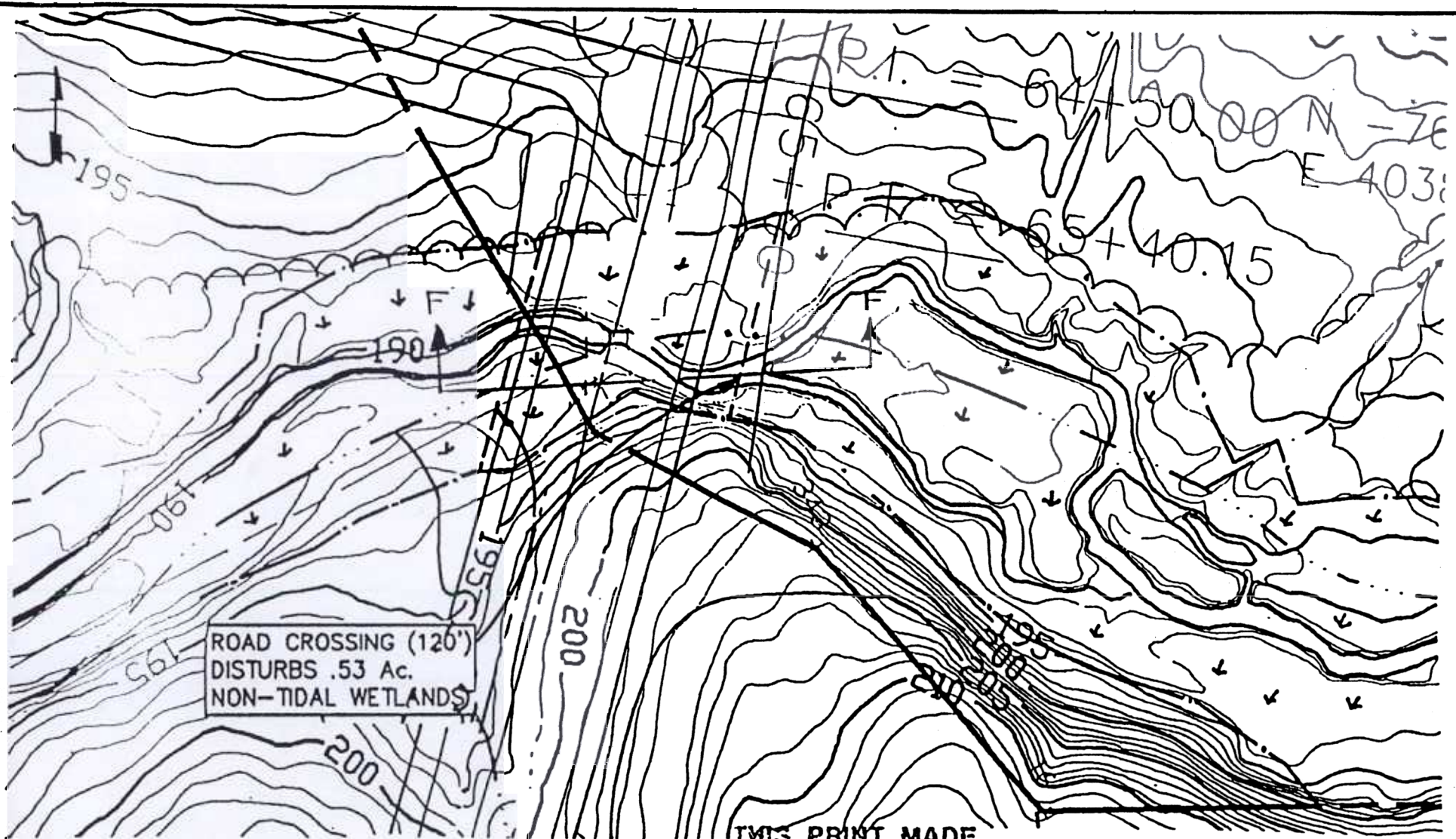
GREENMAN-PEDERSEN INC.
ENGINEERS/ARCHITECTS/PLANNERS
11504 CREEDON DRIVE, SUITE 100
LAUREL, MD 20704
(301) 710-2771

BRANDYWINE COMMERCE CENTER

WETLANDS PERMIT APPLICATION
STORMWATER MANAGEMENT POND
PRINCE GEORGE'S COUNTY, MARYLAND

1 OF SECTION "D-D" SEE SHEET 11 OF 13
FOR SECTION "E-E" SEE SHEET 12 OF 13

DRAWING NO.	SCALE	DATE	SHEET NO.
BB172	1"=100'	6-21-90	6 OF 13



DEC 3 1990

GREENMAN - PEDERSEN



GREENMAN-PEDERSEN INC.
ENGINEERS/ARCHITECTS/PLANNERS
14804 GREENVIEW DRIVE, SUITE 100
LAUREL, MD 20708
(301) 470-3772

BRANDYWINE COMMERCE CENTER

WETLANDS PERMIT APPLICATION
CULVERT PLAN
PRINCE GEORGE'S COUNTY, MARYLAND

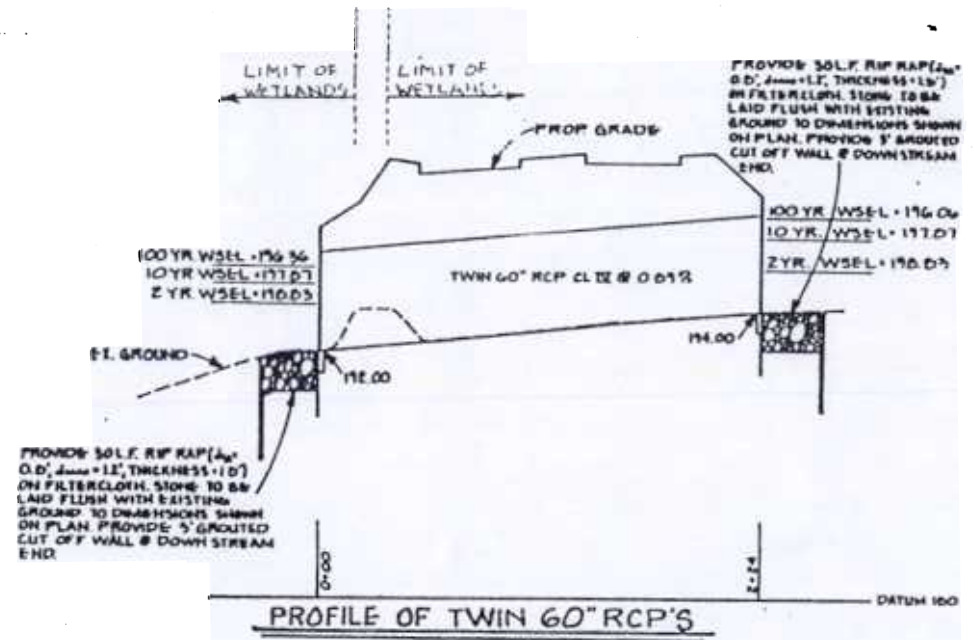
FOR SECTION "F-F" SEE SHEET 13 OF 13

DRAWING NO.
06172

SCALE
1"=100'

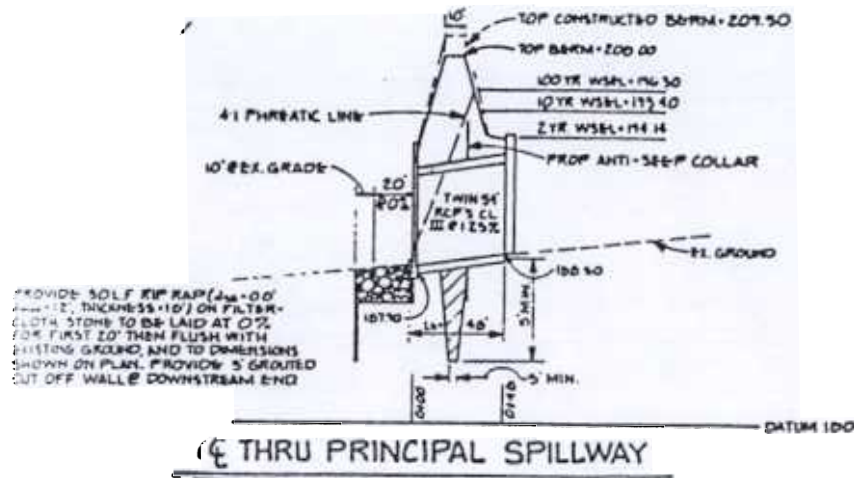
DATE
6-24-90

SHEET NO.
7 OF 13



SCALE:
1" = 100' HORIZ.
1" = 10' VERT.

POND #1



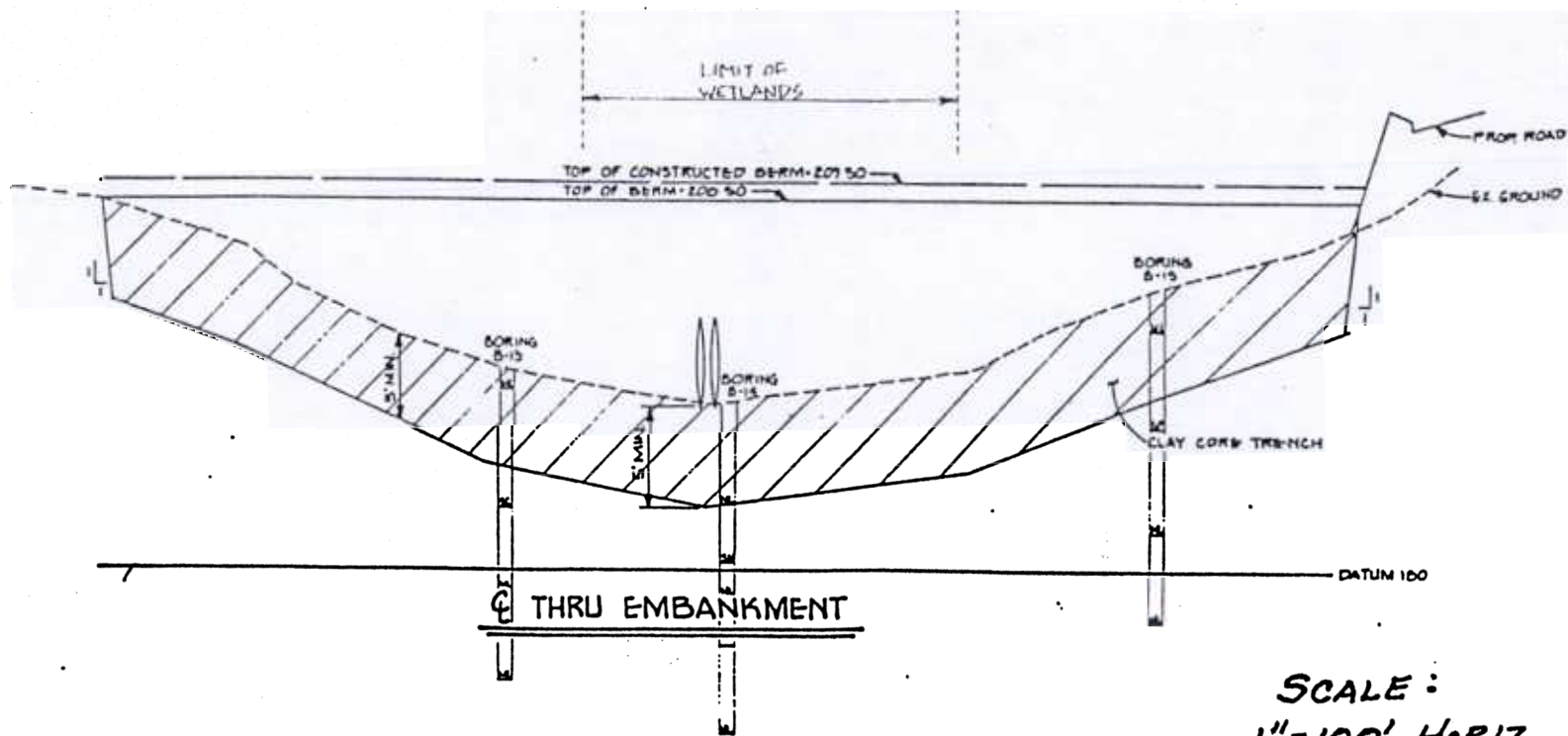
BRANDYWINE COMMERCE CENTER

WETLANDS PERMIT APPLICATION

ROAD CROSSING

PRINCE GEORGE'S COUNTY, MARYLAND

SCALE: 1" = 100' DATE: 2-27-91 SHEET 8 of 13



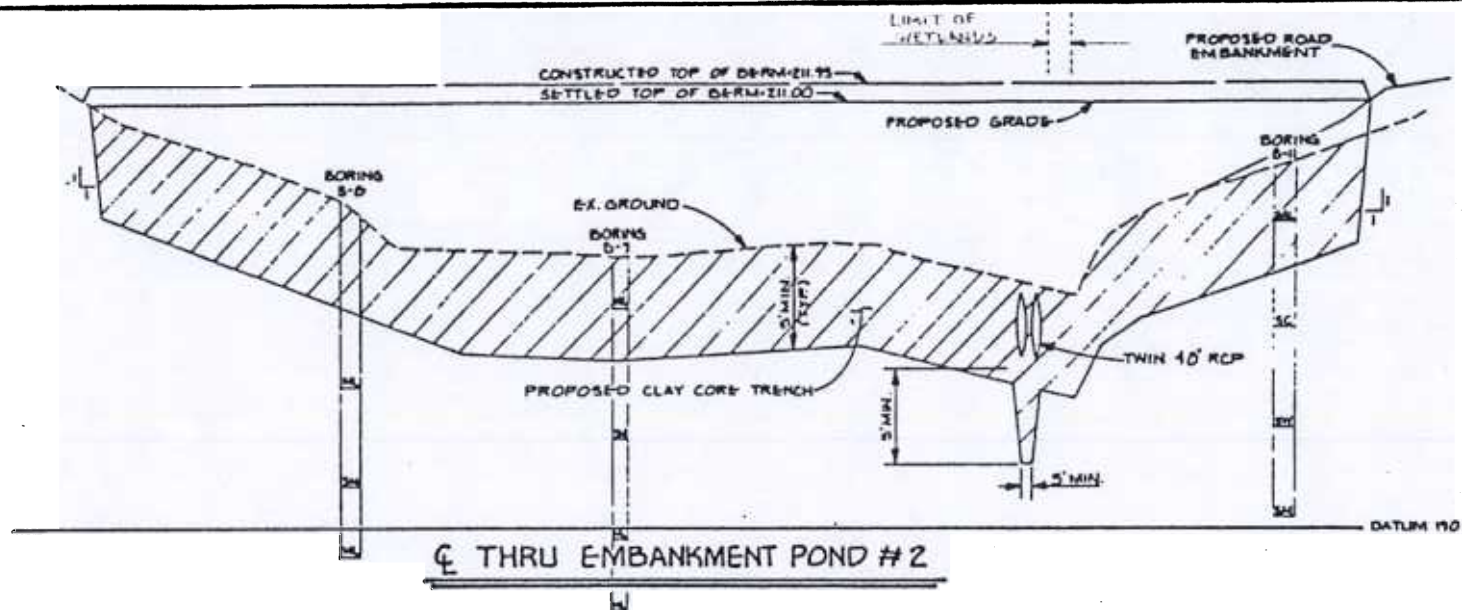
SCALE :
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POND #1

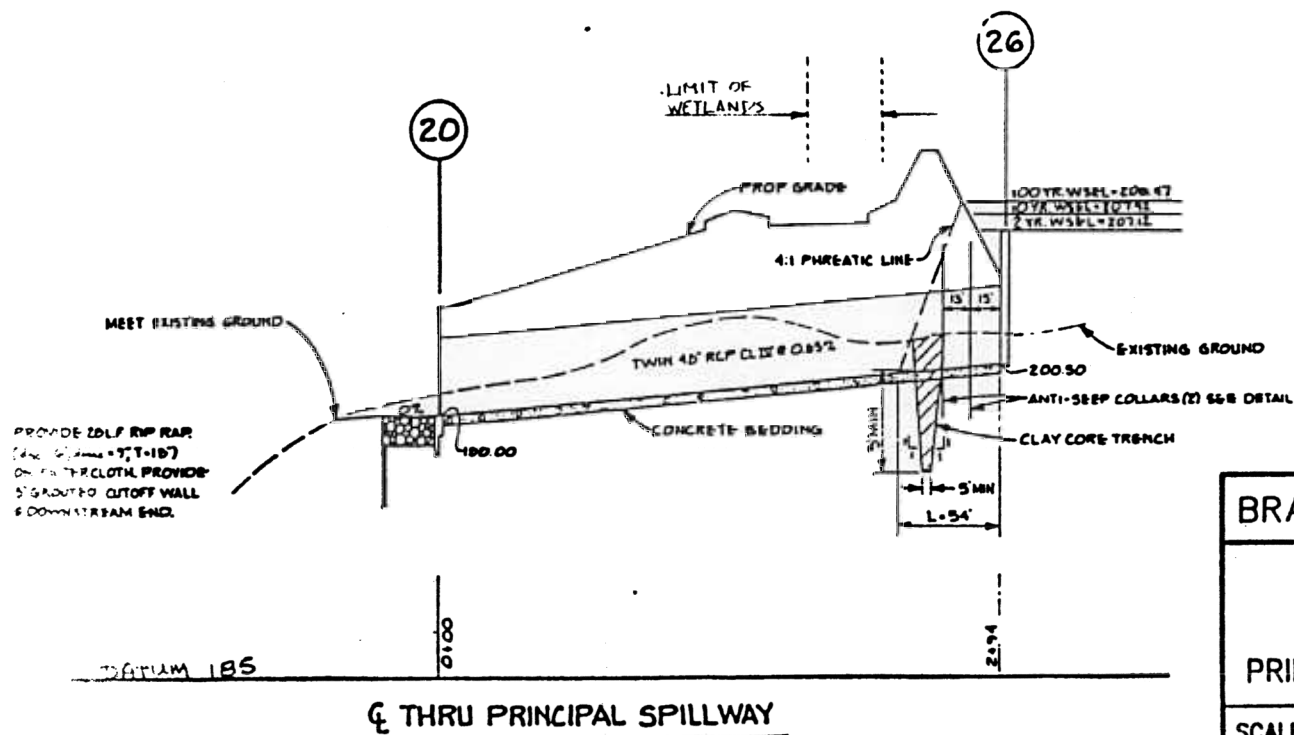
BRANDYWINE COMMERCE CENTER

WETLANDS PERMIT APPLICATION
 ROAD CROSSING
 PRINCE GEORGE'S COUNTY, MARYLAND

SCALE: 1" = 100' | DATE: 2-27-91 | SHEET 9 of 13



SCALE:
 1" = 100' HORIZ.
 1" = 10' VERT.



POND #2

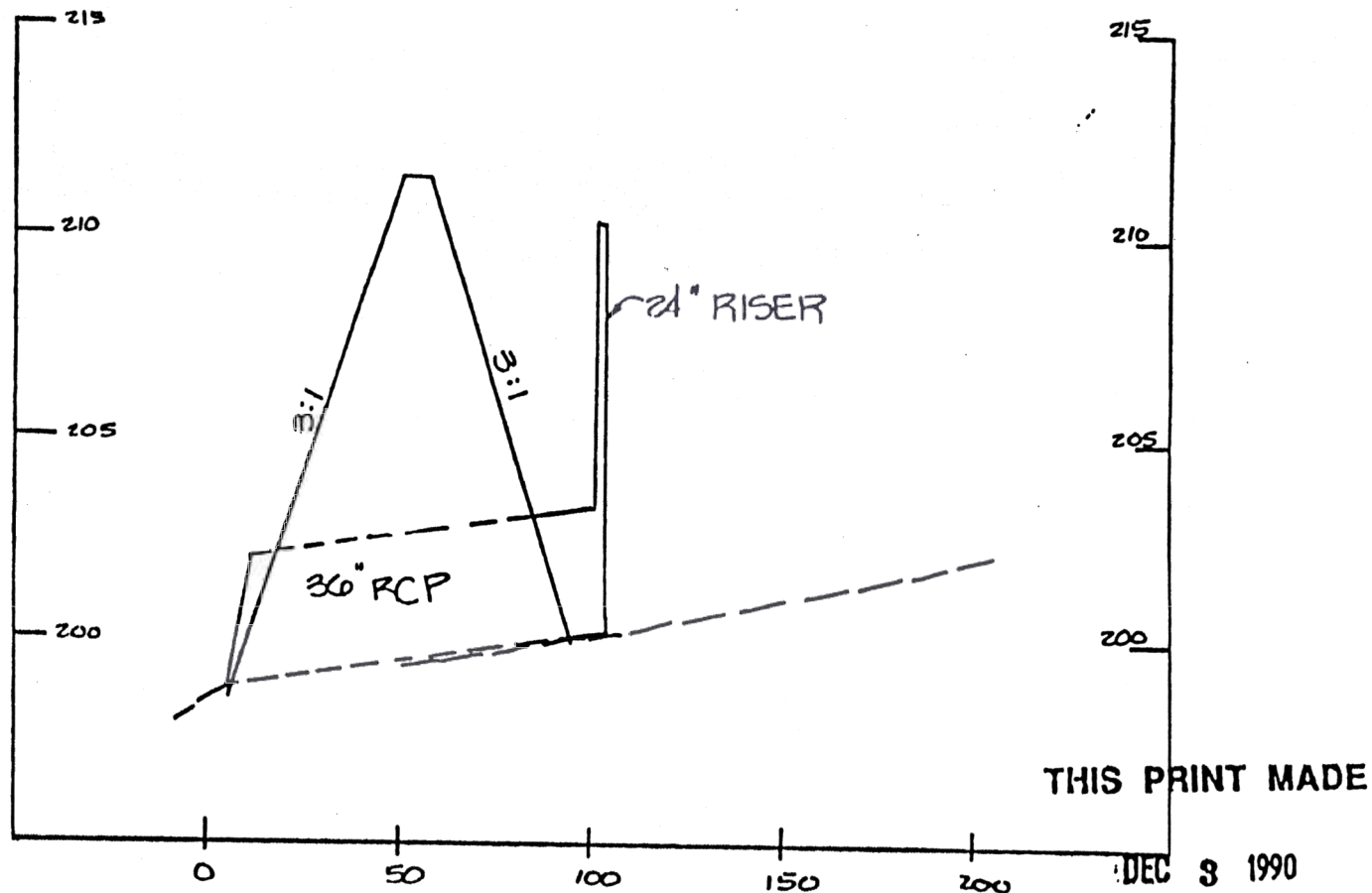
BRANDYWINE COMMERCE CENTER

WETLANDS PERMIT APPLICATION

ROAD CROSSING

PRINCE GEORGE'S COUNTY, MARYLAND

SCALE: 1" = 100' DATE: 2-27-91 SHEET 10 of 13



CROSS SECTION "D-D"

SCALE HOR: 1" = 50'
VERT: 1" = 5'

gpi

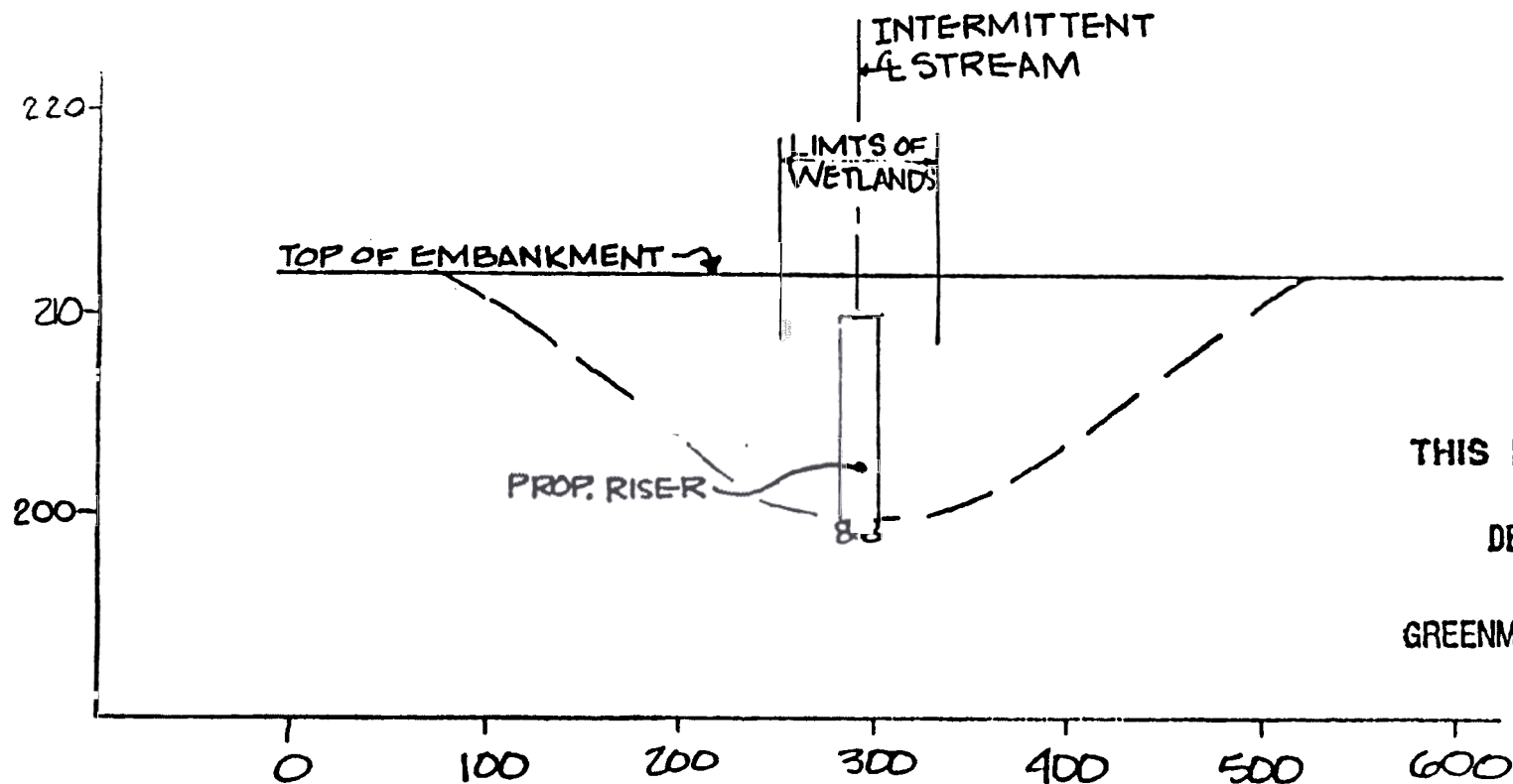
GREENMAN-PEDERSEN INC.
ENGINEERS/ARCHITECTS/PLANNERS
11604 GREENVIEW DRIVE, SUITE 100
LAUREL, MD 20706
(301) 470-2772

GREENMAN - PEDERSEN
POND #3

BRANDYWINE COMMERCE CENTER

WETLANDS PERMIT APPLICATION
PROFILE POND #3
PRINCE GEORGE'S COUNTY, MARYLAND

DRAWING NO. 88172	SCALE	DATE 6-24-90	SHEET NO. 11 OF 15
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CROSS SECTION "E-E"

SCALE: HORIZ. 1"=100'
VERT. 1"=10'

POND #3

BRANDYWINE COMMERCE CENTER

WETLANDS PERMIT APPLICATION

CULVERT PROFILE

PRINCE GEORGE'S COUNTY, MARYLAND

gpi

GREENMAN-PEDERSEN INC.
ENGINEERS/ARCHITECTS/PLANNERS
14204 GREENWICH DRIVE, SUITE 100
LAUREL, MD 20784
(301) 416-3773

DRAWING NO.
00172

SCALE

DATE
11-30-90

SHEET NO.
12 of 13

CROSS SECTION "F-F"
TIMOTHY BRANCH
SCALE HOR: 1"=50'
VER: 1"=5'

gpi

GREENMAN-PEDERSEN INC.
ENGINEERS/ARCHITECTS/PLANNERS
14004 BRIDLEWAY DRIVE, SUITE 100
LUMBERT, MD 28758
(301) 478-2773

DRAWING NO. 00172
SCALE
DATE 6-24-90
SHEET NO. 13 OF 13

BRANDYWINE COMMERCE CENTER
WETLANDS PERMIT APPLICATION
CULVERT PROFILE
PRINCE GEORGE'S COUNTY, MARYLAND

